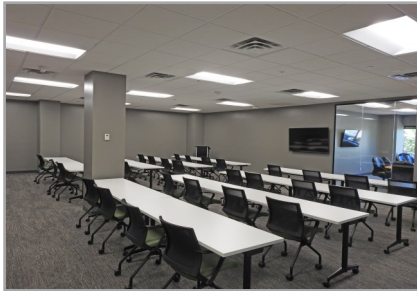


# Eagan Woods Office Center

2600 Eagan Woods Drive | Eagan, MN 55121



## OFFICE SPACE FOR LEASE

**Space Available:** 2,922 RSF

**NNN Rate:** \$14 - \$15/RSF

**2023 OPEX & RE Taxes:** \$10.20/RSF

**Operating Expenses:** \$7.05/RSF

**RE Taxes:** \$3.15/RSF

- Immediate access to I-494 and Pilot Knob Road
- Easy access to Hwy 55 and I-35E
- Lots of natural light
- Great views
- Near the MSP Airport, hotels, Mall of America, and restaurants.
- Building training room
- Controlled access entry system
- Touch screen building directory
- Ample surface parking
- Foodsby
- Outdoor patio with seating
- Walking and biking trails nearby



**Jeff Houg**

**D: 952-300-9545**

**M: 612-889-2242**

**jhoug@shcre.com**

**www.shcre.com**





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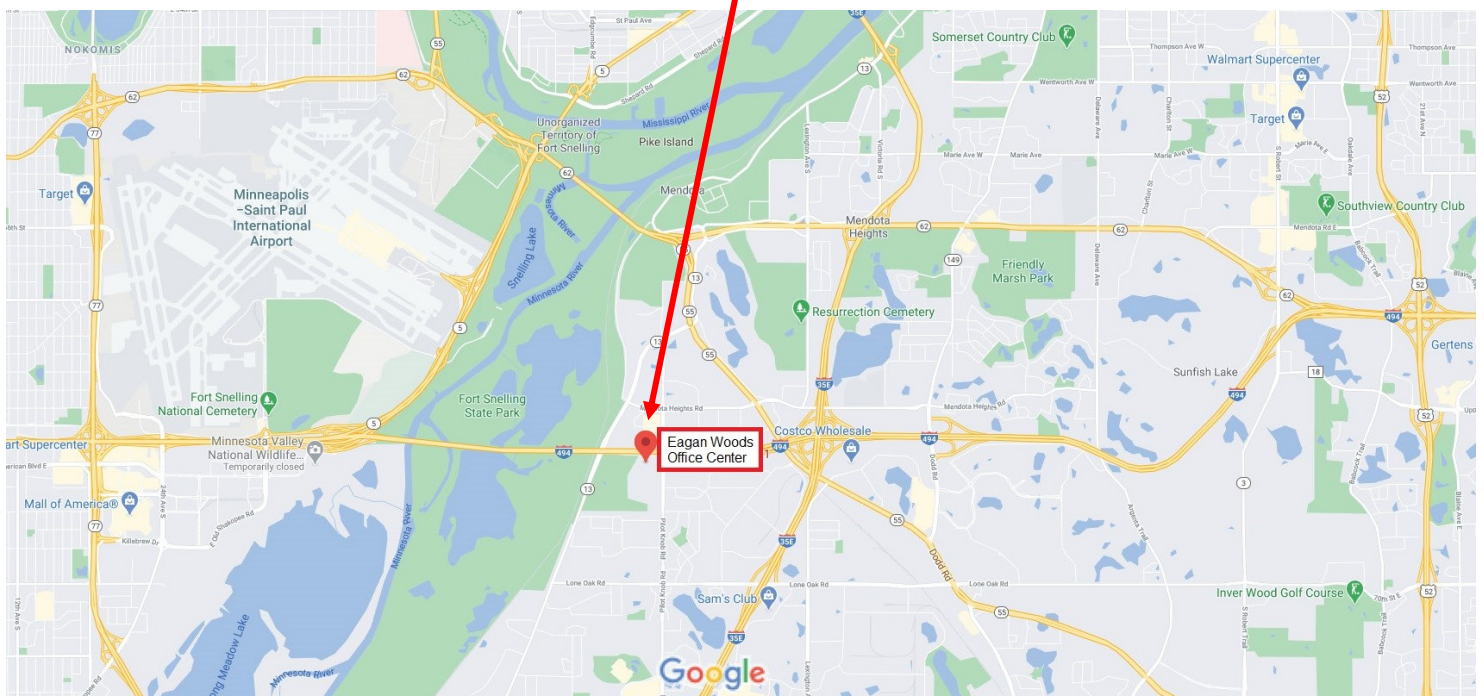
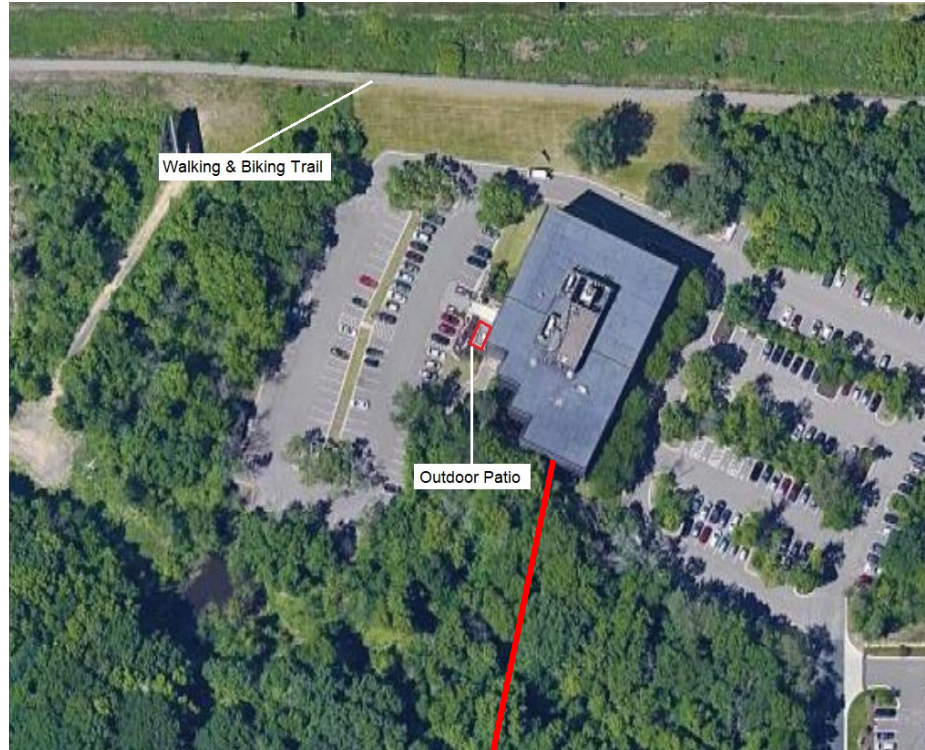
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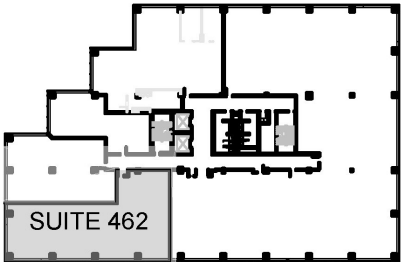
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FOURTH FLOOR REFERENCE PLAN  
(no scale)

## Suite 462 - 2,922 RSF

